FEDENED

15 KAY -7 AH II: 21

TOWN OF ASHBURNHAM ZONING BOARD OF APPEALS

CENTER MEETING ROOM - TOWN HALL

September 17, 2014

Present - Chairman Dave Perry, Acting Clerk Rich Archer, Cheryl Anderson and Mark Carlisle

Absent: Terry Girouard

At 7:33 Dave calls Special Permit Hearing 14-04 to order:

- 1. Dave introduces the Board and explains the procedure
- 2. Janet Lashua agreed to 4 member Board
- 3. Janet Lashua, Applicant explained proposal: would like to add a living room and convert into a two family house.
- 4. Discussion with regards to dimensions of addition will be
 - A) Janet submits "site and setback" plans. Exhibit 1 (Pages 1-9)
 - B) Addition will be 17' x 22'
 - C) Addition will be 5' to 6' from existing structure
- 5. Dave asked Board if they had any questions
- 6. Dave asks appellant if they have anything further to add
- 7. Cheryl makes motion to close hearing and enter into deliberations
 - A. Seconded by Mark Carlisle
- 8. Mark makes motion to approve special permit with condition.
 - A. To approve special permit with condition:
 - 1) Addition roof does not exceed height of existing structure
 - B. Cheryl seconded the motion
 - C. The Board voted unanimously in favor of granting the Special Permit with condition

Hearing #14-03 Variance @ 8:30 PM

At 8:32 Dave Perry calls variance hearing 14-03 to order

- 1. Dave Perry opens hearing, introduces members and explains procedure
- 2. Simonne McIntyre agrees to a four member ZBA Board
- 3. Simonne requests a sign in sheet. One sign in sheet will be given to Simonne and an additional sheet will be taken for record.
- 4. Perry explains conditions which must be met to be granted variance.
- 5. Simonne McIntyre applicant presents proposal
- 6. Discussion about tax bill is being billed at a "buildable lot"
- 7. Cheryl discusses how this is not grandfathered lot due to all lots abutting
- 8. Laurie Lenart speaks as her curiosity with impartiality
- 9. Roth at 26
- 10. Brono Lenart two only here for informational purposes
- 11. Cheryl explains process

- 12. Cheryl makes motion to close hearing
- 13. Rich seconded the motion
- 14. Unanimous by the Board
- 15. David made motion to go into deliberation
- 16. Mark seconded the motion
- 17. Mark makes motion to deny variance does not meet requirements to grant variance

Unanimously voted by the Board to deny the variance

- 18. David makes motion to close meeting
- 19. Mark seconded the motion

All ZBA Members present voted unanimously to adjourn at 9:00 PM

Respectfully submitted,

Rich Archer, Acting Clerk